

THE FISHING CREEK FARM HOMEOWNERS ASSOCIATION, INC.
Board of Directors Meeting Monday MARCH 18, 2024
IMMEDIATELY FOLLOWING ANNUAL MEETING OF MEMBERS
1222 Cherry Tree Lane, Annapolis, Maryland 21403

Residents are invited to observe all portions of the Board of Directors meeting except those portions that are closed pursuant to Article 11b-111 of the Maryland HOA Act. Residents are permitted to address the Board during the Homeowner Forum portion of the Agenda and may be invited to comment during other portions of the meeting and are asked to kindly limit their remarks to two (2) minutes.

1. CALL TO ORDER & INTRODUCTIONS

- A. Introductions
- B. Verification of Quorum
- C. Additions/Changes to the Agenda

2. APPROVAL OF MINUTES

- A. February 20, 2024

3. CONSENT AGENDA

- A. Consents to late fee waivers granted
- B. Kathy Brooks as ARC Liaison and Nominating Committee
- C. Changing Registered Agent to Meredith Management

4. FINANCIALS

- A. Financials (posted monthly to Meredith Management portal)
- B. Account balances (operating, reserve, grants)
- C. Budget variances
- D. Collection report (accounts receivable)

5. REPORT ON MAREIDITH MANAGEMENT ACTIVITY

6. UPDATES (Leader/Board Liaison)

- A. ARC (James Colimore/Kathy Brooks)
- B. Land Use (Kirk Brafford/Eamonn McGeady)
 - i.Grinder Pump Replacement (Nick and Diane Lambrow/Eamonn McGeady)
- C. CapEx (Lark Marie/Eamonn McGeady)
 - i.Bulkhead Ownership (Julien Hecht/Eamonn McGeady)
- D. Marina Committee (Jason Horst/Dave Stadler)
- E. Clubhouse (Ann Weins/Deborah Brafford)
- F. Pool (Katie Schmitt/Deborah Brafford)
- G. Tennis/Pickleball (Gary Harkins/Rick Wheeler/Marco Adelfio)
- H. Social (Laura Steppe, Childrens/Deborah Brafford)
- I. Beautification (Barbara Holch/Deborah Brafford)

7. OLD BUSINESS

- A. Southbreeze Beach funding approach
- B. Approval of Minutes from Annual Meeting
- C. April Round of inspections

8. NEW BUSINESS

- A. Record Retention Policy
- B. Board Project List
- C. Community Clean-Up Day

9. HOMEOWNER FORUM

ADJOURNMENT